

The foregoing certificate(s) of
Alice A Rogers
is/are certified to be correct.
This 12 day of Nov, 2004.

Cherokee County
Register of Deeds

Daphne Dockery
By: Misty Taylor
Assistant/Deputy

FILED in Cherokee County, NC
in Nov 12 2004 at 03:53:56 PM
by: Daphne Dockery JMT
Register of Deeds
300K 1127 PAGE 283

FN 6127
Issued Nov 12 2004
\$25.00
State of Cherokee
North Carolina County
Real Estate Excise Tax

WARRANTY DEED

This instrument was prepared by David E. Cowan of the law firm of McKeever, Edwards, Davis and Hays, P.A. Title to the lands and/or interest in lands described herein is not certified unless a separate, written title opinion has been given to, or title insurance obtained for, the Grantees herein by said law firm.

State of North Carolina
County Of Cherokee

Title File No. 3966-C

This Indenture made the 8th day of November, 2004, by and between:

**Paul A. Legg and Phyllis P. Legg, their successor or successors, as
Co-Trustees of the Legg Family Joint Revocable Trust dated March
15, 2000**

hereinafter called Grantors, and **Peter Kasowski, a single man, ½ undivided interest, and
Dave Kasowski, a single man, ½ undivided interest
3001 Jacktar Avenue
Oxnard, CA 93035**

hereinafter called Grantees, (said designations shall include the respective parties, whether one or more, individual or corporate, and their respective successors in interest or assigns).

Witnesseth; That the Grantors, for and in consideration of the sum of Ten Dollars, and other good and valuable considerations to them in hand paid by the Grantees, the receipt whereof is hereby acknowledged, have and by these presents do give, grant, bargain, sell, convey and confirm unto the Grantees, their heirs and/or successors and assigns, (subject to the terms, conditions, covenants, restrictions, exceptions and reservations hereinafter stated, if any), the following particularly described real estate, located in Cherokee County, North Carolina to-wit:

All that certain tract or lot of land, being Lot 18 in the Woodland Forest Estate Subdivision, Notla Township, Cherokee County, North Carolina, containing 0.74 acres, more or less, and being more particularly described according to a plat of survey by William G. Davis, R.L.S., as recorded in Plat Cabinet B, Slide 52, Cherokee County, North Carolina Registry, reference to which is hereby made for incorporation herein for a more definite description.

THIS PROPERTY IS CONVEYED SUBJECT to the covenants and restrictions as recorded in Deed Book 429, Page 182, Cherokee County, North Carolina Registry.

THIS PROPERTY IS CONVEYED SUBJECT to and reserved unto the developers, their heirs, successors and assigns as the existing subdivision access roads, 60 feet in width, 30 feet on either side of the centerline thereof, the centerline of which forms the South property line of Lot 18, as shown on the above referenced plat of survey.

THIS PROPERTY IS CONVEYED SUBJECT TO all roadway and utility easements of record.



CHEROKEE COUNTY, NORTH CAROLINA
PIN: 457000 907975000
BY: David W. P. P. 12 Nov. 2004

FOR SOURCE OF TITLE, reference Deed Book 895, Pages 198, Cherokee County Registry.

To Have and to Hold the above described land and premises, with all the appurtenances thereunto belonging, or in any wise appertaining, unto the Grantees, their heirs and/or successors and assigns forever, (subject to the terms, conditions, covenants, restrictions, exceptions and reservations hereinabove stated, if any).

And the Grantors covenant to and with the Grantees, their heirs and/or successors and assigns, that the Grantors are lawfully seized in fee simple of said land and premises, and have full right and power to convey the same to the Grantees in fee simple, and that said land and premises are free from any and all encumbrances (with the exceptions above stated, if any), and that they will and their heirs, executors, administrators and/or successors shall forever warrant and defend the title to said land and premises, with the appurtenances, unto the Grantees, their heirs and/or successors and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof each Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

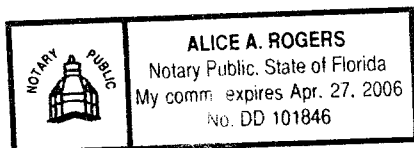
Paul A. Legg, Trustee (SEAL)
Paul A. Legg, Trustee

Phyllis P. Legg, Trustee (SEAL)
Phyllis P. Legg, Trustee

State of ~~North Carolina~~ ^{Fl.} County ~~Cherokee~~ ^{Polk}

I, Alice A. Rogers, a Notary Public of said state and county, do hereby certify that **Paul A. Legg, Trustee and Phyllis P. Legg, Trustee** personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and official seal, this the 10 day of November, 2004.



Alice A. Rogers (Notary Seal)
Notary Public

My commission expires _____

Prepared By
McKeever, Edwards, Davis & Hays, P.A.
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Murphy, North Carolina
PHONE: (828) 837-2178

DEED STAMPS: \$ 25.00